

SNAPSHOT of HOME Program Performance--As of 12/31/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Orange County Consortium State: NC
 PJ's Total HOME Allocation Received: \$7,738,312 PJ's Size Grouping*: C

PJ Since (FY): 1995

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State: 18			
% of Funds Committed	82.65 %	89.36 %	15	90.66 %	13	10	
% of Funds Disbursed	69.40 %	81.30 %	16	81.06 %	12	8	
Leveraging Ratio for Rental Activities	2.25	6.07	10	4.62	37	30	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	87.53 %	1	81.27 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	75.76 %	70.97 %	6	68.23 %	53	57	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	71.79 %	77.66 %	13	79.86 %	22	22	
% of 0-30% AMI Renters to All Renters***	26.50 %	36.84 %	11	44.82 %	26	21	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	78.63 %	95.87 %	17	94.65 %	6	6	
Overall Ranking:			In State:	14 / 18	Nationally:	29 26	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$12,750	\$9,894		\$25,419	117 Units	29.50 %	
Homebuyer Unit	\$10,572	\$11,266		\$14,530	203 Units	51.10 %	
Homeowner-Rehab Unit	\$14,905	\$24,072		\$20,251	56 Units	14.10 %	
TBRA Unit	\$4,676	\$1,758		\$3,156	21 Units	5.30 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (201 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Orange County Consortium NC

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$41,412	\$96,798	\$19,721
State:*	\$67,987	\$81,398	\$25,291
National:**	\$89,640	\$72,481	\$22,984

CHDO Operating Expenses:
(% of allocation)

PJ: 0.9 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.87

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	31.2	43.9	12.5	9.5
Black/African American:	66.7	29.9	87.5	90.5
Asian:	0.0	3.2	0.0	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	1.1	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	1.1	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	0.0	0.0

ETHNICITY:

Hispanic	2.2	20.9	0.0	0.0
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HOUSEHOLD SIZE:

1 Person:	53.8	25.1	50.0	57.1
2 Persons:	10.8	31.0	41.1	19.0
3 Persons:	17.2	11.8	7.1	9.5
4 Persons:	10.8	16.6	1.8	14.3
5 Persons:	4.3	9.6	0.0	0.0
6 Persons:	3.2	4.8	0.0	0.0
7 Persons:	0.0	1.1	0.0	0.0
8 or more Persons:	0.0	0.0	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	22.6	25.1	3.6	47.6
Elderly:	15.1	1.1	80.4	19.0
Related/Single Parent:	55.9	38.5	8.9	33.3
Related/Two Parent:	1.1	28.9	3.6	0.0
Other:	5.4	6.4	3.6	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	14.0	0.0 [#]
HOME TBRA:	0.0	
Other:	55.9	
No Assistance:	30.1	

of Section 504 Compliant Units / Completed Units Since 2001 0

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Orange County Consortium

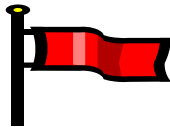
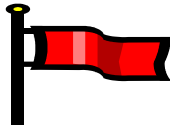
State: NC

Group Rank: 29
(Percentile)

State Rank: 14 / 18 PJs

Overall Rank: 26
(Percentile)

Summary: 2 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.60%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.54%	75.76	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	71.79	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.20%	78.63	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.500	3.56	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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